

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Toledo State: OH

PJ's Total HOME Allocation Received: \$47,345,989 PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State:	22		
Program Progress:							
% of Funds Committed	90.98 %	92.64 %	17	90.66 %	57		55
% of Funds Disbursed	81.35 %	86.47 %	18	81.06 %	41		39
Leveraging Ratio for Rental Activities	11.51	6.01	1	4.62	100		100
% of Completed Rental Disbursements to All Rental Commitments***	81.07 %	86.34 %	18	81.27 %	26		25
% of Completed CHDO Disbursements to All CHDO Reservations***	75.35 %	77.75 %	15	68.23 %	58		55
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	80.17 %	81.56 %	16	79.86 %	37		38
% of 0-30% AMI Renters to All Renters***	28.69 %	47.52 %	19	44.82 %	20		23
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	98.73 %	94.01 %	8	94.65 %	52		50
Overall Ranking:				In State:	15 / 22	Nationally:	46 49
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$40,604	\$14,114		\$25,419	237 Units		17.80 %
Homebuyer Unit	\$20,778	\$11,342		\$14,530	410 Units		30.90 %
Homeowner-Rehab Unit	\$23,135	\$18,709		\$20,251	467 Units		35.10 %
TBRA Unit	\$1,640	\$4,101		\$3,156	215 Units		16.20 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Toledo OH

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$250,236	\$79,683	\$23,166
State:*	\$75,263	\$81,788	\$20,831
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.99

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	15.3	38.5	46.9	33.5
Black/African American:	77.9	52.0	47.1	60.0
Asian:	0.4	1.2	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.4	0.5
Native Hawaiian/Pacific Islander:	0.0	0.2	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	2.1	0.0	0.2	0.0
American Indian/Alaska Native and Black:	0.9	0.0	0.0	0.0
Other Multi Racial:	0.9	0.2	0.0	0.0
Asian/Pacific Islander:	0.0	0.2	0.0	0.9

ETHNICITY:

Hispanic	2.6	7.6	5.4	5.1
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HOUSEHOLD SIZE:

1 Person:	31.1	23.0	50.7	59.1
2 Persons:	22.6	21.1	20.6	20.5
3 Persons:	24.7	23.3	11.1	9.8
4 Persons:	10.6	19.9	7.9	6.5
5 Persons:	7.7	7.6	5.1	2.3
6 Persons:	2.1	2.7	3.0	0.5
7 Persons:	0.4	1.7	0.9	0.5
8 or more Persons:	0.9	0.7	0.6	0.9

HOUSEHOLD TYPE:

Single/Non-Elderly:	33.2	29.2	21.4	38.6
Elderly:	10.6	1.7	40.9	26.5
Related/Single Parent:	44.7	40.2	18.2	20.5
Related/Two Parent:	5.1	20.8	13.1	11.6
Other:	6.4	8.1	6.4	2.8

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	34.5	0.5 [#]
HOME TBRA:	0.9	
Other:	18.3	
No Assistance:	46.4	

of Section 504 Compliant Units / Completed Units Since 2001 5

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Toledo

State: OH

Group Rank: 46
(Percentile)

State Rank: 15 / 22 PJs

Overall Rank: 49
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	81.07	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	75.35	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80.17	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	98.73	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	3.43	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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